



ENVISION ARLINGTON FISCAL RESOURCES TASK GROUP

Meeting Minutes

7:30 PM 2/17/22

On Line via Zoom

ATTENDEES: Gordon Jamieson (Co-Chair), David Garborino Co-Chair), Jonathan Haughton, Heather Remoff, Brian Hasbrouck, Steve Revilak , Pete Howard part tiime (Secretary)

1. No need to review the open meeting guidelines – Everyone has attended these meetings before.
2. The group discussed a draft outline of a New Growth Report. The group has been discussing these matters since 2019. The result is:

Patriots Properties is hired to assess Arlington.

Our study of the current assessment list found

High non-visit rate

Low Internal Inspection rate

Homeowner's responsibilities

Building permits incomplete or missing

Contract requirement review

Some properties assessed infrequently

High/Low Analysis

Using Updated GIS Maps

Land & Finish Area Values

Annual statistical QA/QC review

New Growth

Timely registration of new growth (2.5% per year reduction in levy increases)

Property assessments uniformly 25-30% less than Zillow estimates (impact on new growth)

Working with ISD

Integrated database process: Permit > New Growth

Implement joint property inspections upon property transfers (scofflaw initiative)

Implement joint property inspections at one year/post permit completion (scofflaw initiative)

Publicize permitting process requirements & penalties for failing to pull permits

Working with ARB & Town Meeting

Determine whether scofflaw penalties can be increased through by-law modification

Develop zoning bylaw modifications that support development (new growth)

Additional Ideas/Concerns

Members recognize the effect of the assessment shortcomings is to undervalue new growth leading to more frequent overrides

Members also recognize that there is a limit to what level of inspection is cost effective

The next meeting will be 3/17/22